

WARRANTY DEED

This instrument prepared by *Robert M. Draughon, III*
Robert M. Draughon, III (#102757)
Kirkland, Rothman- Branning & Associates, PLLC
6489 Quail Hollow, Suite 102
Memphis, Tennessee 38120-1305
Telephone No. (901) 758-5588

GRANTOR:

Aging Commission of the Mid-South, Inc.,
Office of Public Guardian,
A Tennessee Non-Profit Corporation,
Conservator for Henry H. Beloate, Jr.
2670 Union Avenue Ext'd, 10th Floor
Suite 1000
Memphis, TN 38112
(901)324-6333

GRANTEES:

Earnest Dobbins
4016 Germantown Road
Memphis, TN 38125
(901)508-3225

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **Aging Commission of the Mid-South, Inc., Office of Public Guardian, a Tennessee Non-Profit Corporation, Conservator for Henry H. Beloate, Jr.**, HEREINAFTER CALLED GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO GRANT, BARGAIN, SELL, CONVEY, AND WARRANT UNTO **Earnest Dobbins**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DESOTO COUNTY, STATE OF MISSISSIPPI, DESCRIBED AS FOLLOWS, TO-WIT:

A part of the 40.10 acre tract of land originally owned by Hillery Miller known as Tract No. 2 containing 13.35 acres more or less, and being more particularly described as follows: Commencing at the northeast corner of Section 16, Township 3, Range 7 West in DeSoto County, MS; thence west 5.0 chains to a Point; thence south with a variation of 6 degrees 0 minutes 5.05 chains to the Point of Beginning of the following tract herein described: thence west with a variation of 6 degrees 0 minutes 26.21 chains to a point; thence south with a variation of 6 degrees 15 minutes 5.136 chains to a point; thence east with a variation of 6 degrees 0 minutes 26.21 chains to a point; thence north with a variation of 6 degrees 15 minutes 5.05 chains to the point of beginning. As per survey of Carl G. Clark R.L.S. No. 1194, dated August 1987. Being the Same property conveyed to Henry H. Beloate Jr., in Deed book 199, Page 43 in the Chancery Clerk's Office of DeSoto County, Mississippi.

INDEXING INSTRUCTIONS: 13.35 Acres in Northeast Quarter of Section 16, Township 3, Range 7 West, DeSoto County, Mississippi.

TAX PARCEL NO.: 3075-1600.0-00012.00

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities to building, zoning, subdivision, and health department regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and restrictive covenants of record. The Warranty in this deed is further subject to Right of Way easement of record in Book 209 Pages 879, in the Chancery Clerk's Office of DeSoto County, Mississippi.

It is agreed and understood that taxes for the current year have been pro-rated on an estimated basis. Possession is to be given at closing.

This property being conveyed by Aging Commission of the Mid-South, Inc, Conservator for Henry H. Beloate Jr., pursuant to an Order entered in the Probate Court of Shelby County, Tennessee, Docket Number D-6702 on November 17, 2009, and also in Cause number 10-03-0383 of record in the Chancery Court of DeSoto County, Mississippi.

WITNESS my/our hand(s) this 22 day of April, 2010.

Aging Commission of the Mid-South, Inc. Office
of the Public Guardian, a Tennessee Non-Profit
Corporation, Conservator for Henry H. Beloate Jr.

By: Peggy Dobbins, District Public Guardian
Peggy Dobbins, District Public Guardian for
Aging Commission of the Mid-South

STATE OF TENNESSEE COUNTY OF SHELBY

On this 22 day of April, 2010, before me personally appeared Peggy Dobbins, District Public Guardian, duly authorized agent for Aging Commission of the Mid-South, Inc, Conservator for Henry H. Beloate, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Aging Commission of the Mid-South, Inc. acknowledged that she executed the same as the free act and deed as said Aging Commission, Inc., Conservator for Henry H. Beloate, Jr.

Witness my hand, at office, this 22 day of April, 2010.

[Signature]
Notary Public

My Commission Expires: _____

